

TEMPORARY USE REGULATIONS AND CHECKLIST

Sales Seasonal Outdoor

REGULATIONS:

§25.24 Sales, Seasonal Outdoor, Temporary Use

25.24.01 Seasonal Outdoor Sales shall only be permitted in the zoning districts as per *Appendix A: Schedule of Uses*, such Uses shall be allowed only as a Temporary Use, requiring a Temporary Use Permit. Local non-profit organizations shall be exempt from all fees associated with this type of Temporary Use Permit. All licenses, certificates and permits from all governmental agencies must be prominently displayed on the Outdoor Sales stand.

25.24.02 Submittal of a site plan, indicating sales areas, signage and parking areas, shall be required before the issuance of any permits related to Seasonal Outdoor Sales. Signage plans are also required. Areas Designated for Seasonal Outdoor Sales shall not be located within nor encroach upon:

- A. Any minimum required setback yard;
- B. Any drainage easement;
- C. A fire lane;
- D. A maneuvering aisle;
- E. Any right-of-way, greenway or trail;
- F. A parking space or spaces necessary to meet the minimum parking requirements of the other use(s) of the lot or parcel.
- G.

25.24.03 Seasonal Outdoor Sales may be located within parking areas, provided it:

- A. Does not interfere with pedestrian or vehicular access or parking.
- B. Does not create a visibility obstruction to moving vehicles within a parking lot.

25.24.04 Goods or merchandise displayed in conjunction with a Seasonal Outdoor Sale shall not exceed nine (9) feet in height.

25.24.05 Only one (1) Seasonal Outdoor Sales, Temporary Use permit shall be issued per property per year. Seasonal Outdoor Sales, Temporary Use Permits shall be issued for a term of thirty (30), sixty (60), ninety (90), or one hundred twenty (120) consecutive days per permit, depending on use. One-Time extensions may be granted for all Seasonal Outdoor Sales, unless otherwise approved by the Board of Zoning Appeals. Seasonal Outdoor Sales may not be renewed beyond the time period indicated in the *Time Limits for Seasonal Outdoor Sales* table. Periods of time are considered to include one (1) calendar year.

TIME LIMITS FOR SEASONAL OUTDOOR SALES			
		Item(s) Sold	
		Fruits/ Vegetables	Plants, Flowers & Holiday items
Time Period	30 Days	x	x
	60 Days	x	x*
	90 Days	x	
	120 Days	x	
* = nonrenewable			

25.24.06 Signs for Seasonal Outdoor Sales shall be prohibited except as provided by *Section 25.07.03-06: Signage for Temporary Uses* of this Ordinance.

25.24.07 Architectural Design, Exterior Lighting, Landscaping and Signage. To ensure the compatibility of the proposed temporary use with adjoining areas, the Director shall review the Architectural Design, Exterior Lighting, Landscaping and Signage (ADLS) application of any proposed Seasonal Outdoor Sale. Once approved by the Director, the Architectural Design, Exterior Lighting, Landscaping and Signage (ADLS) shall not be materially or substantially changed or altered without the prior approval of the Director. Plan Commission approval is required prior to the issuance of Temporary Use Permit. An applicant may continue to use an ADLS Approval to obtain subsequent Temporary Use Permits provided that the proposed Temporary Use is consistent with such ADLS Approval, including time limits.

APPLICATION REVIEWED BY: _____

TEMPORARY USE FEE: _____

VALID UNTIL: _____

SIGN PERMIT FEE: _____

REQUIRED INSPECTIONS:

SITE INSPECTION FEE: _____

_____ ELECTRICAL _____ SITE

TOTAL FEES DUE: _____

_____ FIRE DEPARTMENT



CITY OF CARMEL / CLAY TOWNSHIP

PHONE: 317-571-2444

FAX: 317-571-2499

Permit # _____

**TEMPORARY USE APPLICATION
SALES SEASONAL OUTDOOR**

APPLICANT INFORMATION

APPLICANT NAME: _____ PHONE: _____ FAX: _____

APPLICANT
ADDRESS: _____ CITY: _____ STATE: _____ ZIP _____

PROPERTY OWNER NAME: _____ PHONE: _____

PROPERTY OWNER ADDRESS: _____ CITY: _____ STATE _____ ZIP _____

TEMPORARY USE INFORMATION

NAME OF BUSINESS/ORGANIZATION: _____

ADDRESS OF TEMPORARY USE: _____

DATES OF PROPOSED USE: _____ HOURS OF OPERATION: _____

DECRPTION OF TEMPORARY USE: _____

WILL A TEMPORARY STRUCTURE BE REQUIRED? YES _____ NO _____

IF SO, WHAT TYPE?(PLEASE INDICATE SIZE AND MODBILE UNIT CERTIFICATE#) _____

ADLS DOCKET NO. _____ DATE OF APPROVAL _____

CERTIFICATION AND NOTICE OF INTENT TO COMPLY

I HEREBY CERTIFY THAT I HAVE THE AUTHORITY TO MAKE THE FOREGOING APPLICATION, THAT THE APPLICATION AND PLANS FILED WITH THE APPLICATION ARE CORRECT, AND THAT THE OPERATION AND CODUCT OF THE TEMPORARY USE WILL CONFROM TO THE REGULATIONS OF THE CARMEL ZONING ORDINANCE. FAILURE TO COMPLY WITH THE TERMS AND CONDITIONS OF THIS PERMIT MAY RESULT IN A CITATION AND ADDITIONAL FEES.

SIGNATURE OF APPLICANT(REQUIRED) DATE

SIGNATURE OF PROPERTY OWNER (REQUIRED) DATE